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DOWNTOWN COMMISSION RESULTS

Tuesday, August 28, 2018 - 8:30 AM

111 N. Front Street, Michael B. Coleman Government Center

Hearing Room (Second Floor)

I. Attendance

Present: Mike Lusk (Acting Chair); Tedd Hardesty; Robert Loversidge; Jana Maniace

Absent: Steve Wittmann; Otto Beatty, Jr.; Kyle Katz; Danni Palmore

City Staff: Daniel Thomas, Dan Blechschmidt, Dan McCann; Ashley Senn

II. Approval of the July 24, 2018 Downtown Commission Meeting Results

Move to approve (4-0)

III. OLD BUSINESS - Review and Approval of Details from a Prior Cases

Case #1 18-8-1

Address: 255 S. High Street

Applicant: Crawford Hoying Development Partners, Nelson Yoder

Property Owner: High and Cherry, LLC

Design Professionals : Sullivan and Bruck

Request:

Review of materials as per Commission request following approval of project. 7-story building with two levels of parking and five levels of apartments. CC3359.05(C)1)

This project was approved last month.

Discussion: JM – questions about the corrugated metal backing for the balconies.

Result: Motion to approve materials (4-0)

Case #2 18-8-2

Address: 245 South High Street / Beatty Building

Applicant & Property Owner: Lifestyle Communities

Design Professional: Meleca Architecture

Request Review and recommendation of color of CMU block wall on the southern elevation.

Results: Motion to approve color (4-0)

Case #3 18-8-3

Address: 275 S. Front Street / Matan Project

Applicant & Property Owner: Lifestyle Communities

Architect: Niles Bolton Associates (Atlanta)

Request:

Presentation and approval of colors of EIFS on upper floors and lower brick and stone material

Results: Motion to approve (4-0).

IV. Request for Certificate of Appropriateness**Case #4 18-8-4**

Address: 72-74 N. High St.

Applicant: Richard T. Day

Design Professional: Meyers + Associates Architecture – Nick Munoz

Property Owner: Haines Madison LLC

Request:

Certificate of Appropriateness for Revisions to Façade of Previously Approved Project

The Commission originally approved the renovation of 72-90 N. High Street in April of 2016.

Discussion: Commissioners liked what was presented but felt that more information was needed – suggestions – a section through the front, details on the material of the mullions, color of the glass and mullions. Samples, if possible.

Results: Tabled, pending more information

Case #5 18-8-5

Address: W. Goodale Street (Addresses unassigned – 600 block of Goodale)

Applicant and Design Professional: Architectural Alliance

Property Owner: WC Goodale, LLC

Placed #6 on the Agenda

Request:

Certificate of Appropriateness for Phase I of the White Castle Residential Development (Buildings 1, 2 & 3), plus landscaping. .

The entire White Castle site was conceptually reviewed by the Downtown Commission at their August 2017 meeting. The new White Castle Headquarters was approved later that year. Phase I of the White Castle residential development was conceptually reviewed last month.

Discussion: BP - A lot of emphasis on landscaping. Pavers are important. TH – agreed, especially with the pavers. Concern was expressed about the view out of the 1st floor windows of Building #3. The reply was that most of this floor will be amenities for the complex and there will be only 2 units. RL – suggested that there be an arcade or passage through Building 3. BP – there is already a transparency / glass. DtC – articulate the east – west axis with pavers. BP – will be back with the Phase II residential.

Results: Motion to approve initial residential buildings 1, 2 and 3. Bring back more information on the overall landscaping (4-0)

V. Conceptual Review

Case #6 18-8-6C

Location: Block Bound by Library Park Dr. (N), Grant, Oak and Ninth

Applicant: Jon Riewald, The Pizzuti Companies

Property Owner: Columbus Metropolitan Library Board of Trustees

Design Professional: Lupton Rausch Architects / David Goth

Placed #5 on the Agenda

Request:

Conceptual Review for apartments, includes new, renovation and selected demolition

Discussion: Liked what was shown. TH - Landscape emphasis on Oak was applauded, as opposed to Library Park Drive, which at this part of the street largely serves vehicles accessing the library parking garage. Happy that at least a number of the older buildings will be saved. RL – recommended that brick be chosen as a material because of brick used on existing buildings and also the new Motorists project across 9th St. ML – the Library Park elevation is both important and challenging.

Results: Conceptual review only – no vote taken

VI. Business / Discussion / Report

Public Forum

Staff Certificates of Appropriateness have been issued since last notification (July 18, 2018)

Ad Mural – ***Bold & Italics***

1. ***123 E Spring –Blue Moon ad mural***
2. ***265 Neil - Facebook***
3. ***274 S Third – Facebook***
4. ***106 N High – Target***
5. ***34 N High (S) – Tecate***
6. ***Huntington Park South Bleacher Wall – Pepsi***
7. ***100 E Gay – Minute Maid***
8. ***66 S Third – ABC***
9. 112 E Gay – AEP parking lot
10. 300 W Broad – Vets lot split between Memorial and parking lot
11. ***55 E Spring – COTA***
12. ***154 N Third (N) – Bobby Layman***
13. 266 E Main – JC Arms signage
14. 400 E Main – Hilton Home2 Sign
15. 201 S High – Mexican Restaurant tile installation
16. 10 W Broad – Accident repair for storefront
17. 109 S High – CVS signage – rebranding
18. 17 S High – Huntington Bank – rooftop utility
19. 99 E Main – Sign switch from CROSSCHX to Olive

Next regular meeting will be on September 25, 2018, the fourth Tuesday of the month (four weeks away).

If you have questions concerning this agenda, please contact Daniel Thomas, Urban Design Manager, Planning Division at 614-645-8404.